

WILTON ZONING BOARD OF APPEALS - RESIDENTIAL VARIANCE APPLICATION - ZBA#

Please consult the Zoning Regulations when applying for a variance, particularly Section 29-13.

Please TYPE or print clearly... (See last 2 pages for brief explanation.)

APPLICANT'S NAME

ADDRESS

OWNER'S NAME

ADDRESS

PROPERTY LOCATION

ZONING DISTRICT

WLR MAP#

VOLUME

PAGE

TAX MAP #

LOT #

ACREAGE

VARIANCE DESCRIPTION: In the space below, please state concisely the section(s) of the Zoning Regulations proposed to be varied and the specific variance requested (i.e: Request a variance of Section 29-__ to allow ____ (an addition, a pool, average lot width, or whatever) with ____ in lieu of the required _____. For instance, a variance request for a building addition that encroaches into the required fifty foot rear setback area by 7 feet would read as follows: "Request a variance of Section 29-5.D to allow a building addition with a 43 foot rear yard setback in lieu of the required 50 feet." ATTACH SEPARATE SHEETS AS REQUIRED.

HARDSHIP DESCRIPTION: In the space below, state the specific conditions pertaining to the perceived "exceptional difficulty or unusual hardship" with respect to the parcel of land, not generally encountered within the zoning district, which would make development in full accordance with the existing Zoning Regulations extremely difficult. ATTACH SEPARATE SHEETS AS REQUIRED.

THE FOLLOWING MATERIALS ARE REQUIRED:

- * Please see **SPECIAL INSTRUCTIONS DURING COVID** at: [Application Forms / Materials | Wilton CT](#)
- * All submitted plans and documents shall bear an **original signature, seal, and license number** of the professional responsible for preparing each item. Maps should be **folded, not rolled**.

- ___ **APPLICATION FORM**
- ___ **A-2 SURVEY** of the subject property showing all existing building and site conditions.
- ___ **SITE DEVELOPMENT PLAN** showing all proposed additions, amendments and/or site improvements, including building elevations, septic systems, wells, and all measurements pertaining to the application, such as location and distance(s) of proposed structures and/or improvements from the subject property lines.
- ___ **LOCATION MAP** - available here: [map.pdf \(wiltonct.org\)](#). Site location shall be identified on map.
- ___ **DIRECTIONS** to subject property from Town Hall, 238 Danbury Road, Wilton, CT (e.g. hand-written, computer-generated or similar).
- ___ **LIST OF PREVIOUS ZONING VARIANCES** – available here: [History of Previous Variances | Wilton CT](#)
- ___ **PHOTOGRAPHS** of property showing building and site conditions from all geographic perspectives.
- ___ **ONE COPY OF DEED** (Available in Town Clerk’s Office)
- ___ **LIST OF OWNERS WITHIN 500'** of any portion of the subject property as shown by Tax Map & Lot #.
[See online GIS instructions at: [owner list 500 ft gis directions 0.pdf \(wiltonct.org\)](#)]
- ___ **ENVELOPES**, addressed to each property owner within 500’ of any portion of subject property.
[See “Envelopes Instructions” at: [envelopes instructions.pdf \(wiltonct.org\)](#)]
- ___ **ELECTRONIC SUBMISSION** of all materials (**Consolidated into 1-2 PDFs Maximum**), emailed to michael.wrinn@wiltonct.org and daphne.white@wiltonct.org
- ___ **TWO #10 (4”x 9.5”) PLAIN ENVELOPES** addressed to the applicant (No Return Address)
- ___ **\$310 FILING FEE** payable to: Town of Wilton

IS THE SUBJECT PROPERTY LOCATED WITHIN 500 FEET OF THE **MUNICIPAL BORDER**? YES or NO

IS THE SUBJECT PROPERTY LOCATED WITHIN THE **PUBLIC WATER SUPPLY WATERSHED BOUNDARY**? YES or NO [If YES, see DPH Addendum Form here: [watercompanvanddphnotification.pdf \(wiltonct.org\)](#)]

IS THE SUBJECT PROPERTY LOCATED IN THE **FLOOD PLAIN**? YES or NO

WHEN WAS THE SUBJECT PROPERTY **PURCHASED**? _____

IN WHAT YEAR WAS THE MAIN STRUCTURE **CONSTRUCTED**? _____

SITE COVERAGE PROPOSED: _____ **BUILDING COVERAGE PROPOSED:** _____
(AS PERCENTAGE OF SITE) (AS PERCENTAGE OF SITE)

THE APPLICANT understands that this application is to be considered complete only when all information and documents required by the Board have been submitted.

THE UNDERSIGNED WARRANTS the truth of all statements contained herein and in all supporting documents according to the best of his or her knowledge and belief; and hereby grants visitation and inspection of the subject property as described herein.

Sergoi Zhits
 APPLICANT'S SIGNATURE _____ DATE _____ EMAIL ADDRESS _____ TELEPHONE _____

Drew Way
 OWNER'S SIGNATURE _____ DATE _____ EMAIL ADDRESS _____ TELEPHONE _____

ZONING BOARD OF APPEALS
TOWN OF WILTON, CONNECTICUT
Town Hall Annex, 238 Danbury Road, Wilton, CT 06897

HELPFUL INFORMATION FOR VARIANCE APPLICATIONS

1. WHAT IS A VARIANCE? A VARIANCE is an exception granted by the Zoning Board of Appeals (ZBA) from the terms or standards of the Zoning Regulations for an individual property where, because of special conditions, a literal enforcement of the Regulations would result in exceptional difficulty or unusual hardship. However, a variance **MUST** still be in harmony with the general intent of the Town's Plan of Conservation and Development and not contrary to public welfare.
2. The granting of a VARIANCE is a fine balance between attempting to maintain the Town's Plan of Conservation and Development of uniformly regulated districts, and the need to provide relief from the terms or standards in individual circumstances. VARIANCES are granted only for individual parcels and for particular purposes.
3. It is the applicant's obligation to present and establish hardship. Financial impacts or self-created conditions or an inability to use a property at its maximum potential or reasons that the proposed change would not adversely affect the neighborhood are not considered a hardship in this context. Hardship is generally seen as a physical or restrictive imposition beyond the reasonable control of the owner.
4. The ZBA may attach conditions to a granted VARIANCE in order to make them more in harmony with the purpose of the Zoning Regulations. Typical conditions that could be attached to a setback variance might include the installation of a screen or buffer.
5. Prior to submitting an application for a residential or commercial variance, please consult with the office staff and become familiar with the current Zoning Regulations which apply towards the property or project in question. The office staff can help answer questions and guide you in finding the information required for a complete application. Professional Land or Resource Planners and Land Use Attorneys may also be helpful.
6. Complete applications for either a RESIDENTIAL or COMMERCIAL PROPERTY VARIANCE are received in the ZBA Office, located within the Planning and Zoning (P&Z) Office in the Town Hall Annex, 238 Danbury Road, Wilton, CT, 06897. The office is open Monday through Friday, 8:00 A.M. to 4:00 P.M. Telephone: (203) 563-0185.
7. Please **TYPE** or print clearly all materials and application forms.
8. The deadline for receipt of a completed application is the **TWENTY FIFTH (25) of EACH MONTH**, for eligibility for a PUBLIC HEARING the following month. Only a complete application can be accepted.
9. The ZBA has scheduled meetings on the third Monday of each month, excluding August. If the third Monday is a holiday, the meeting is held on Tuesday. A copy of the official meeting schedule may be obtained online: [Application Forms / Materials | Wilton CT](#)
10. Much of the required information may be found by researching the land records online, per instructions provided. .

BRIEF EXPLANATION OF REQUIRED APPLICATION MATERIALS

<u>WLR MAP #</u>	Wilton Land Record map number filed in the Town Clerk's Office.
<u>VOLUME and PAGE</u>	Deed reference filed in the Town Clerk's Office. Also available here under Book & Page: Vision Government Solutions (vgsi.com)
<u>TAX MAP #, LOT #</u>	Refers to Assessor's records. Available here: Vision Government Solutions (vgsi.com) .
<u>ACREAGE</u>	Refers to the acreage of the subject parcel.

<u>LOCATION MAP</u>	Available here: map.pdf (wiltonct.org)
<u>CLASS A-2 SURVEY MAP</u>	Prepared by a licensed Connecticut Land Surveyor. Consult Town Clerk's Office and/or Building Dept microfiche for filed surveys.
<u>SITE DEVELOPMENT PLAN</u>	A map drawn to scale and in tandem with the above survey showing the existing and proposed conditions, including building elevations.
<u>LIST OF PREVIOUS ZONING VARIANCES</u>	Recorded in the Town Clerk's Office and also available here: History of Previous Variances Wilton CT
<u>LIST OF OWNERS WITHIN 500'</u>	Name and <u>mailing</u> address of the owners of properties within 500 feet of any portion of the subject property, including public and semi-public parcels. Directions here: owner_list_500_ft_gis_directions_0.pdf(wiltonct.org)



LOCATION MAP SCALE: 1" = 800'

ZONING DISTRICT	MIN./MAX. REQUIREMENTS	EXISTING CONDITIONS	PROPOSED CONDITIONS	UNDER CONST. CONDITIONS	AS-BUILT CONDITIONS
R-2A					
MINIMUM AREA (Acres)	1	0.4459	0.4459		
MAXIMUM DENSITY (DU/Acre)	NA	-	-		
% of Units Reg. to be Affordable	NA	-	-		
MINIMUM FRONTAGE (feet)	25	285.12'	285.12'		
MIN. LOT WIDTH and DEPTH (feet)	150	107.9±' / 185.9±'	107.9±' / 185.9±'		
MAXIMUM AREA (Acres)	NA	-	-		
MINIMUM PRIVATE OPEN SPACE (sq. ft. per DU)	NA	-	-		
FRONT YARD (feet)	40	98.1' to Res. 38.4' to Res. 22.0' to Steps	97.3' to Bay Window 97.3' to Res. 31.3' to Addition 22.0' to Steps		
SIDE YARD (feet)	30	30.4'	30.4'		
REAR YARD (feet)	40	46.6'	46.6'		
MIN. PARKING & LOADING SETBACK (feet)	NA	-	-		
MAXIMUM BUILDING HEIGHT (stories/feet)	2 1/2 / 35	2 Sty. / 22.43 Ft	2 Sty. / 26.19 Ft For Addition		
MAXIMUM AVERAGE UNIT SIZE (sq. ft. per dwelling unit)	NA	-	-		
MAXIMUM BUILDING COVERAGE (percentage of lot area)	10	7.38 %	7.51 %		
MAXIMUM SITE COVERAGE (building & paved areas as % of lot area)	15	11.22 %	11.27 %		

AVERAGE GRADE AROUND RESIDENCE:
 $93.8+98.5+100.4+101.3+101.3+100.9+99.9+94.9+94.6+94.5 = 980.1/10 = 98.01$
 ELEVATION OF ROOF PEAK = 124.77
 ELEVATION OF ROOF EAVE = 119.67
 ELEVATION OF ROOF MIDPOINT = $124.77+119.67 = 244.44/2 = 122.22$

HEIGHT OF RESIDENCE:
 ELEVATION OF ROOF MIDPOINT - AVERAGE GRADE = $122.22-98.01 = 24.21$ FEET
 ELEVATION OF FRONT DOOR SILL = 103.03
 ELEVATION OF GARAGE FLOOR = 94.91

EXISTING BUILDING COVERAGE:
 RESIDENCE, PORCH & DECK 1,375.3 SQ. FT.
 SWING SET 58.1 SQ. FT.
 TOTAL EXISTING BUILDING COVERAGE 1,433.4 SQ. FT./19,424 SQ. FT. = 7.38 %

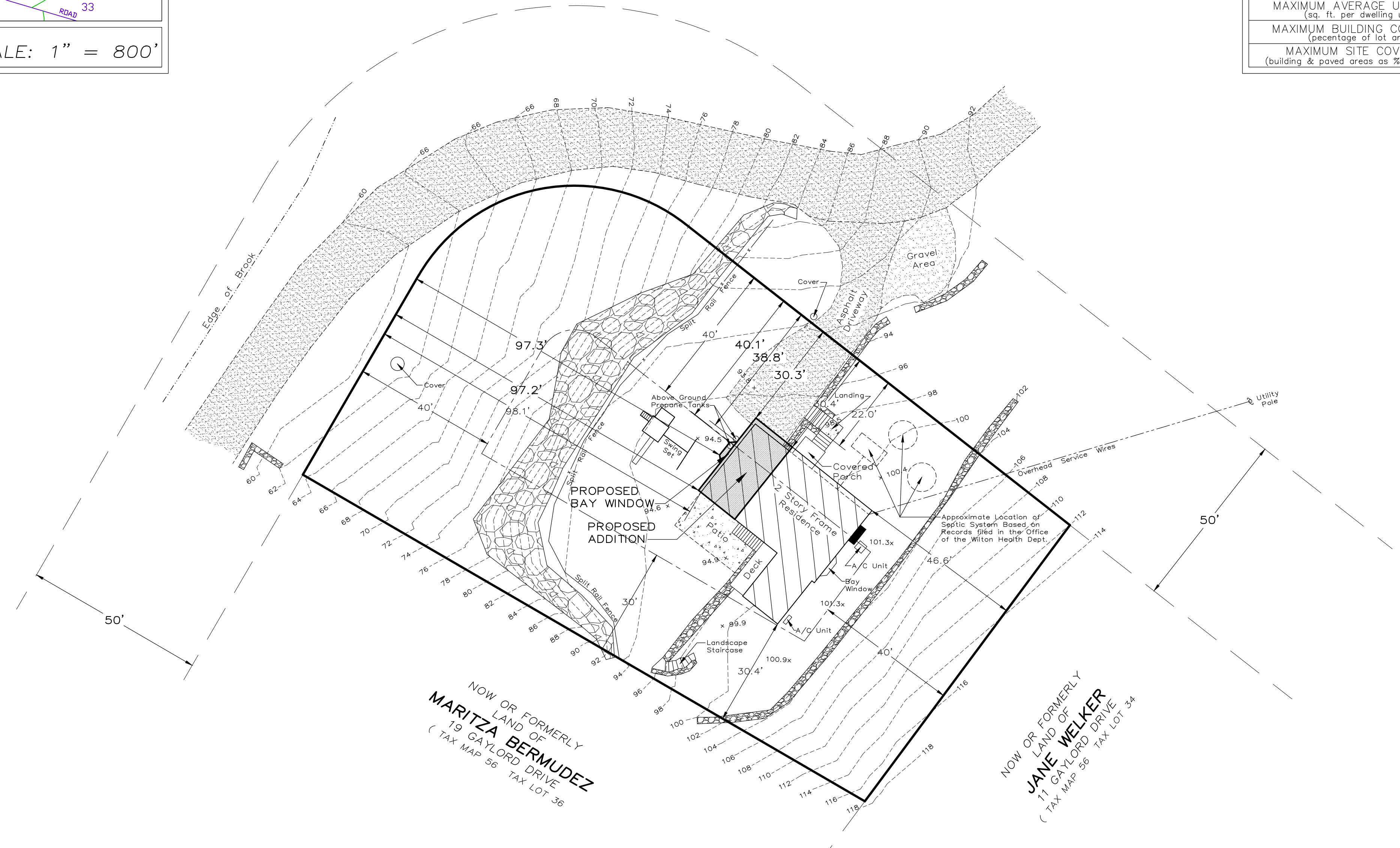
EXISTING LOT COVERAGE:
 TOTAL EXISTING BUILDING COVERAGE 1,433.4 SQ. FT.
 ASPHALT DRIVEWAY 595 SQ. FT.
 1/2 AREA OF PATIO 111 SQ. FT.
 1/2 AREA OF LANDING & STAIRS 24 SQ. FT.
 1/2 AREA OF LANDSCAPE STAIRCASE 15 SQ. FT.
 TOTAL EXISTING LOT COVERAGE 2,178.4 SQ. FT./19,424 SQ. FT. = 11.22 %

PROPOSED BUILDING COVERAGE:
 RESIDENCE, PORCH & DECK 1,375.3 SQ. FT.
 PROPOSED ADDITION 25.3 SQ. FT.
 SWING SET 58.1 SQ. FT.
 TOTAL PROPOSED BUILDING COVERAGE 1,458.7 SQ. FT./19,424 SQ. FT. = 7.51 %

PROPOSED LOT COVERAGE:
 TOTAL PROPOSED BUILDING COVERAGE 1,458.7 SQ. FT.
 ASPHALT DRIVEWAY 580 SQ. FT.
 1/2 AREA OF PATIO 111 SQ. FT.
 1/2 AREA OF LANDING & STAIRS 24 SQ. FT.
 1/2 AREA OF LANDSCAPE STAIRCASE 15 SQ. FT.
 TOTAL PROPOSED LOT COVERAGE 2,188.7 SQ. FT./19,424 SQ. FT. = 11.27 %

PROPOSED ELEVATION OF ADDITION ROOF PEAK = 126.91
PROPOSED ELEVATION OF ADDITION ROOF EAVE = 121.49
PROPOSED ELEVATION OF ADDITION ROOF MIDPOINT = $126.91+121.49 = 248.40/2 = 124.20$

PROPOSED HEIGHT OF ADDITION:
 PROPOSED ELEVATION OF ADDITION ROOF MIDPOINT - AVERAGE GRADE = $124.20-98.01 = 26.19$ FEET



NOW OR FORMERLY LAND OF
MARITZA BERMUDEZ
 19 GAYLORD DRIVE
 (TAX MAP 56 TAX LOT 35)

NOW OR FORMERLY LAND OF
JANE WELKER
 11 GAYLORD DRIVE
 (TAX MAP 56 TAX LOT 34)

- NOTES:**
- THIS SURVEY AND MAP HAS BEEN PREPARED IN ACCORDANCE WITH THE REGULATIONS OF CONNECTICUT STATE AGENCIES, SECTIONS 20-300b-1 THROUGH 20-300b-20, AND THE "MINIMUM STANDARDS FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT" AS ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC., ON SEPTEMBER 26, 1996.
 - THE TYPE OF SURVEY PERFORMED IS A BUILDING LOCATION MAP, ZONING. THE MAIN PURPOSE OF THIS SURVEY IS TO SHOW THE INFORMATION NECESSARY TO ENABLE DETERMINATION OF COMPLIANCE OR NON-COMPLIANCE WITH THE APPLICABLE ZONING SETBACK REQUIREMENTS. AS SUCH, IT MAY BE NECESSARY TO DEPICT ONLY A PORTION OF THE PROPERTY. THE ONLY IMPROVEMENT THAT NEED BE SHOWN IS THE EXISTING OR PROPOSED BUILDING RELATING TO THE MATTER OF ZONING COMPLIANCE BEING ADDRESSED.
 - THE BOUNDARY DETERMINATION IS BASED UPON THE DEPENDENT RESURVEY METHOD.
 - THE SURVEY CONFORMS TO HORIZONTAL CLASS A-2 ACCURACY STANDARDS. VERTICAL DATA CONFORMS TO A CLASS T-2 STANDARDS, REFER TO AN ASSUMED DATUM EL. = 100 FT.
 - THE SUBJECT PROPERTY IS SHOWN AS TAX LOT 35 ON ASSESSOR'S MAP 35.
 - THE SUBJECT PROPERTY IS LOCATED IN 'R-1' RESIDENCE ZONE.
 - THE SUBJECT PROPERTY IS OWNED BY DAWEI WANG & WEI FANG REFER TO RECORD DEED VOL. 2291, PG. 193 ON FILE IN THE OFFICE OF THE WESTPORT TOWN CLERK.

MAP REFERENCE:
 RECORD MAP # 240, W.L.R. ENTITLED "INDIAN ROCK AT WILTON, CONN. CHAS. A. MEYER, OWNER & DEVELOPER SCALE 1" = 50' 1932" CERTIFIED SUBSTANTIALLY CORRECT BY WM. E. GODFREY, SURVEYOR.

LOT "10"
AREA = 19,424 SQ. FT.
or 0.4459 AC.

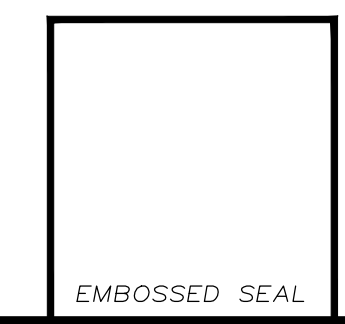
THIS SURVEY WAS PREPARED FOR A SPECIFIED PURPOSED. ANY USE OTHER THAN THAT WHICH IT WAS ORIGINALLY INTENDED IS A MISUSE OF THIS INFORMATION AND RENDERS THE PREPARER'S DECLARATION NULL AND VOID.

UNDERGROUND IMPROVEMENTS OR ENCROACHMENTS IF ANY ARE NOT SHOWN.

UNAUTHORIZED ALTERATIONS OR ADDITIONS TO THIS SURVEY, WHICH BEARS THE SURVEYORS STAMP OR SEAL, RENDERS ANY DECLARATION SHOWN HEREON NULL AND VOID.

THE DECLARATION SHOWN RUNS TO THE PERSON, OR PERSONS FOR WHOM THE SURVEY WAS PREPARED FOR. THE DECLARATION IS NOT TRANSFERABLE.

THE SURVEY AND DECLARATION SHOWN HEREON IS NULL AND VOID WITHOUT THE LICENSED SURVEYORS LIVE SIGNATURE OR EMBOSSED SEAL.



IMPROVEMENT/LOCATION SURVEY
MAP OF PROPERTY

PREPARED FOR
Dawei Wang & Wei Fang
 17 GAYLORD DRIVE
 WILTON, CONNECTICUT

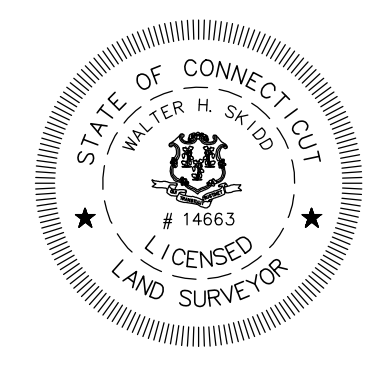
SCALE: 1" = 20' NOVEMBER 29, 2023

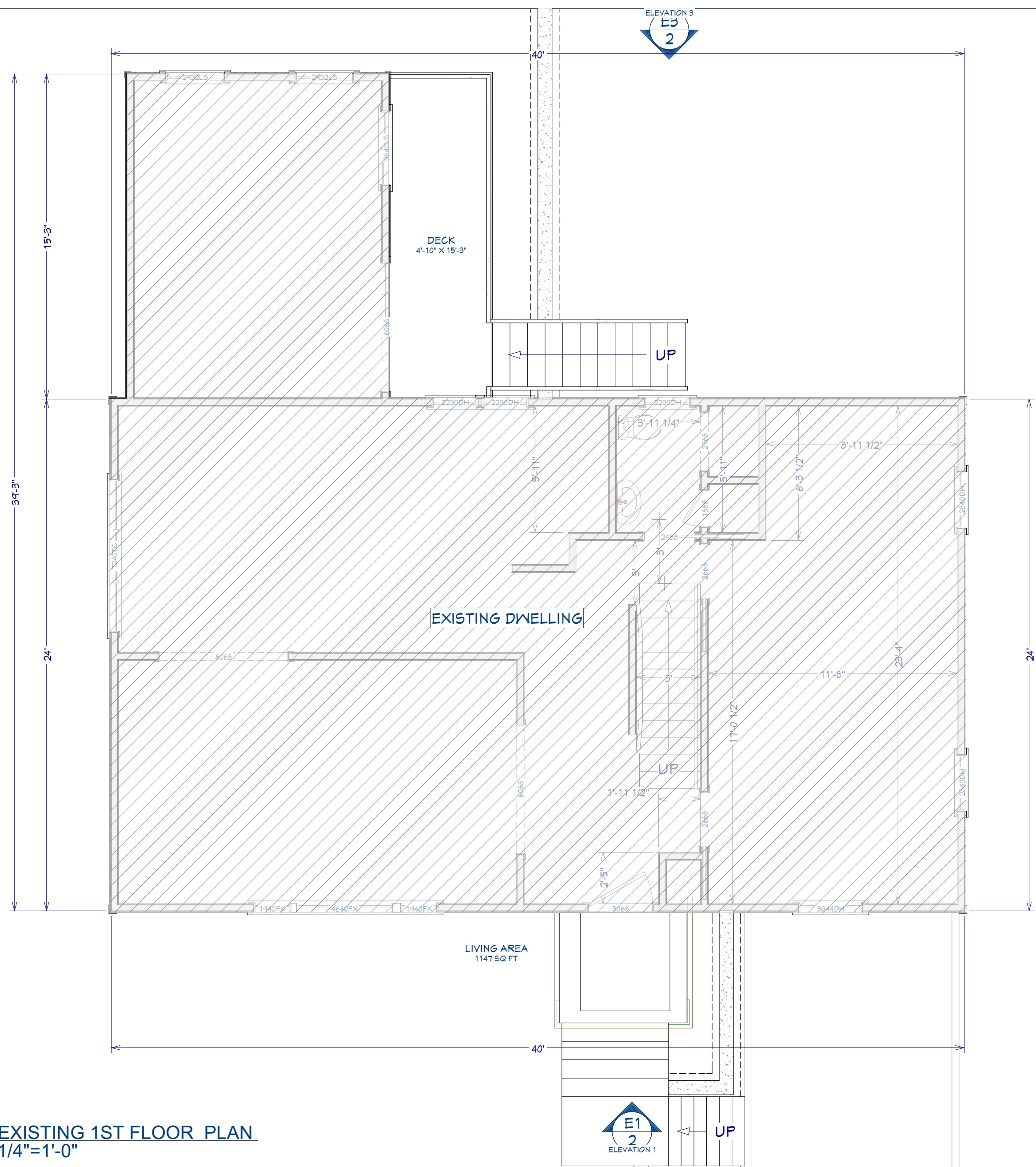


WALTER H. SKIDD - LAND SURVEYOR LLC

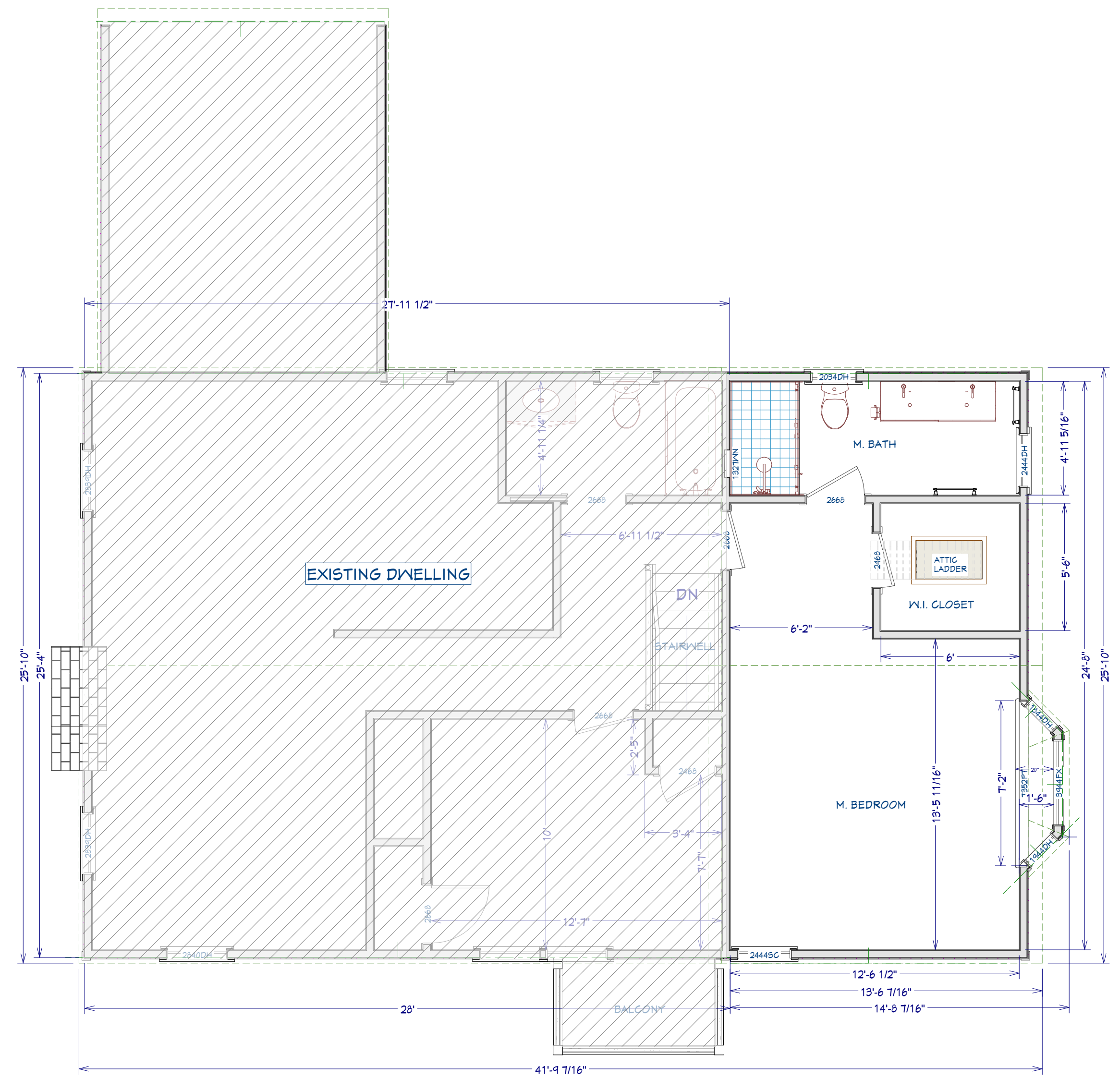
To the best of my knowledge and belief this map is substantially correct as noted herein.

Walter H. Skidd
 WALTER H. SKIDD, L.S. Conn. Reg. # 14663
 1992 STRATFIELD ROAD - FAIRFIELD, CONN.
 TELEPHONE (203) 373-0401

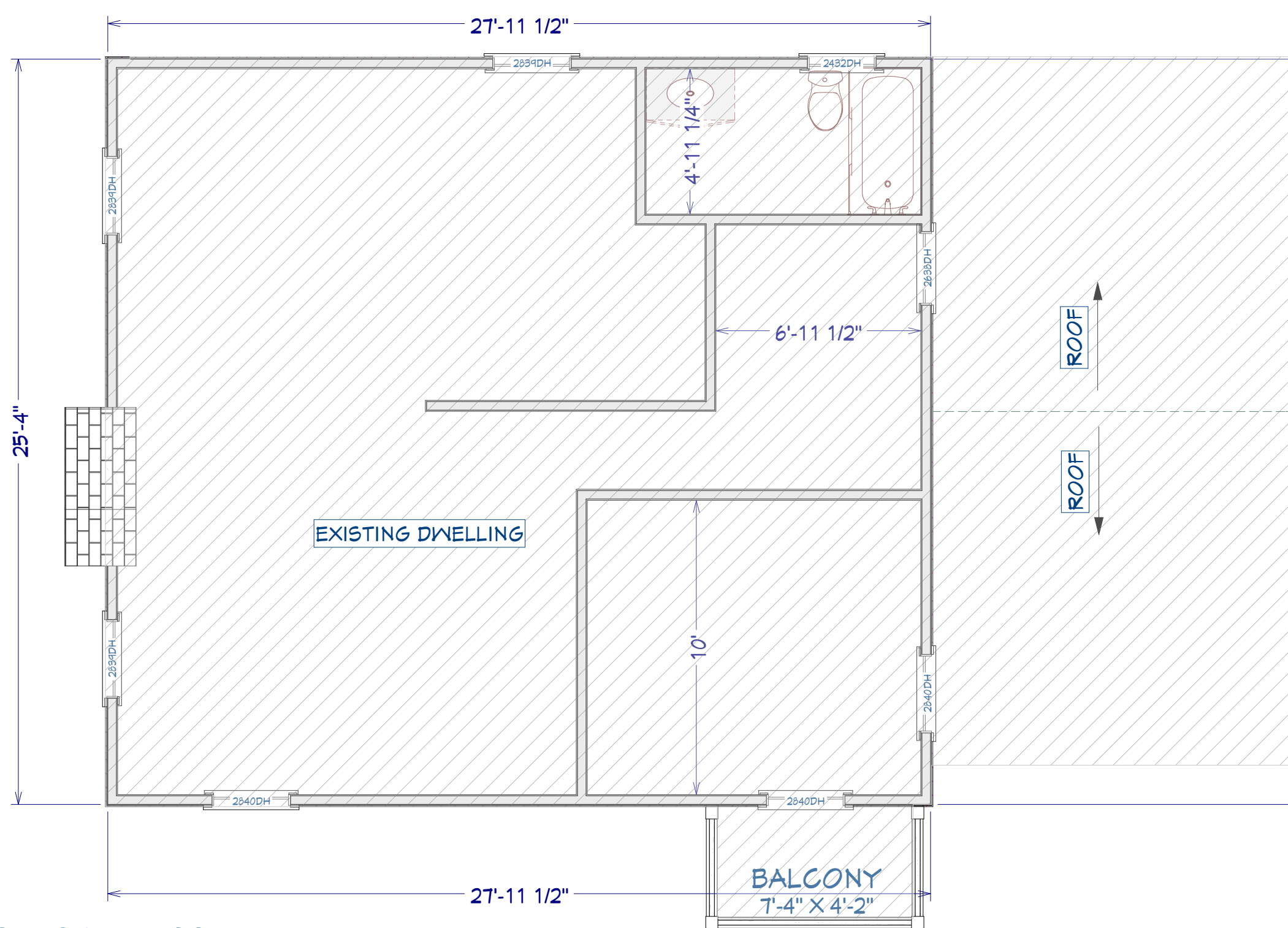




EXISTING 1ST FLOOR PLAN
1/4"=1'-0"



PROPOSED 2ND FLOOR
1/4"=1'-0"



EXISTING 2ND FLOOR
1/4"=1'-0"



PROPOSED 3D OVERVIEW
1/4"=1'-0"

PLEASE NOTE:
THESE DRAWINGS ARE THE PROPRIETARY WORK PRODUCT
AND PROPERTY OF SUNNY HOUSE LLC. DEVELOPER FOR THE
EXCLUSIVE USE OF SUNNY HOUSE LLC. USE OF THESE
DRAWINGS AND CONCEPTS CONTAINED THEREIN WITHOUT
THE WRITTEN PERMISSION OF SUNNY HOUSE LLC. IS
PROHIBITED AND MAY SUBJECT YOU TO A CLAIM FOR
DAMAGES.

PROJECT DESCRIPTION:
Second Floor Addition

PREPARED FOR:
DAWEI WANG & WEI FANG
PROJECT LOCATION:
**17 Gaylord Dr N
Wilton CT 06897**

DRAWINGS PROVIDED BY:
SUNNY HOUSE
CONSTRUCTION
94 East Ave Ste 1A Phone: 203-906-0920
Norwalk, CT 06851 FAX: 203-803-1020
sunnycamp@sunshouse.com

DATE:

11/24/2023

SCALE:

As noted

SHEET:

P1



EXISTING FRONT ELEVATION VIEW
1/4"=1'-0"



PROPOSED FRONT ELEVATION VIEW
1/4"=1'-0"



PROPOSED SIDE ELEVATION VIEW
1/4"=1'-0"



PROPOSED REAR ELEVATION VIEW
1/4"=1'-0"

PLEASE NOTE:
THESE DRAWINGS ARE THE PROPRIETARY WORK PRODUCT AND PROPERTY OF SUNNY HOUSE LLC. DEVELOPED FOR THE EXCLUSIVE USE OF SUNNY HOUSE LLC. USE OF THESE DRAWINGS AND CONCEPTS CONTAINED THEREIN WITHOUT THE WRITTEN PERMISSION OF SUNNY HOUSE LLC IS PROHIBITED AND MAY SUBJECT YOU TO A CLAIM FOR DAMAGES.

PROJECT DESCRIPTION:
Second Floor Addition

PREPARED FOR:
DAWEI WANG & WEI FANG
PROJECT LOCATION:
17 Gaylord Dr. N
Wilton CT 06897

DRAWINGS PROVIDED BY:
SUNNY HOUSE CONSTRUCTION
94 East Ave Ste 1A Phone: 203-906-0920
Norwalk, CT 06851 FAX: 203-803-1020
SunnyHouse.com
DESIGN BY:
Nikolai Shunkoff

DATE:

11/24/2023

SCALE:

As noted

SHEET:

P2

Site photos



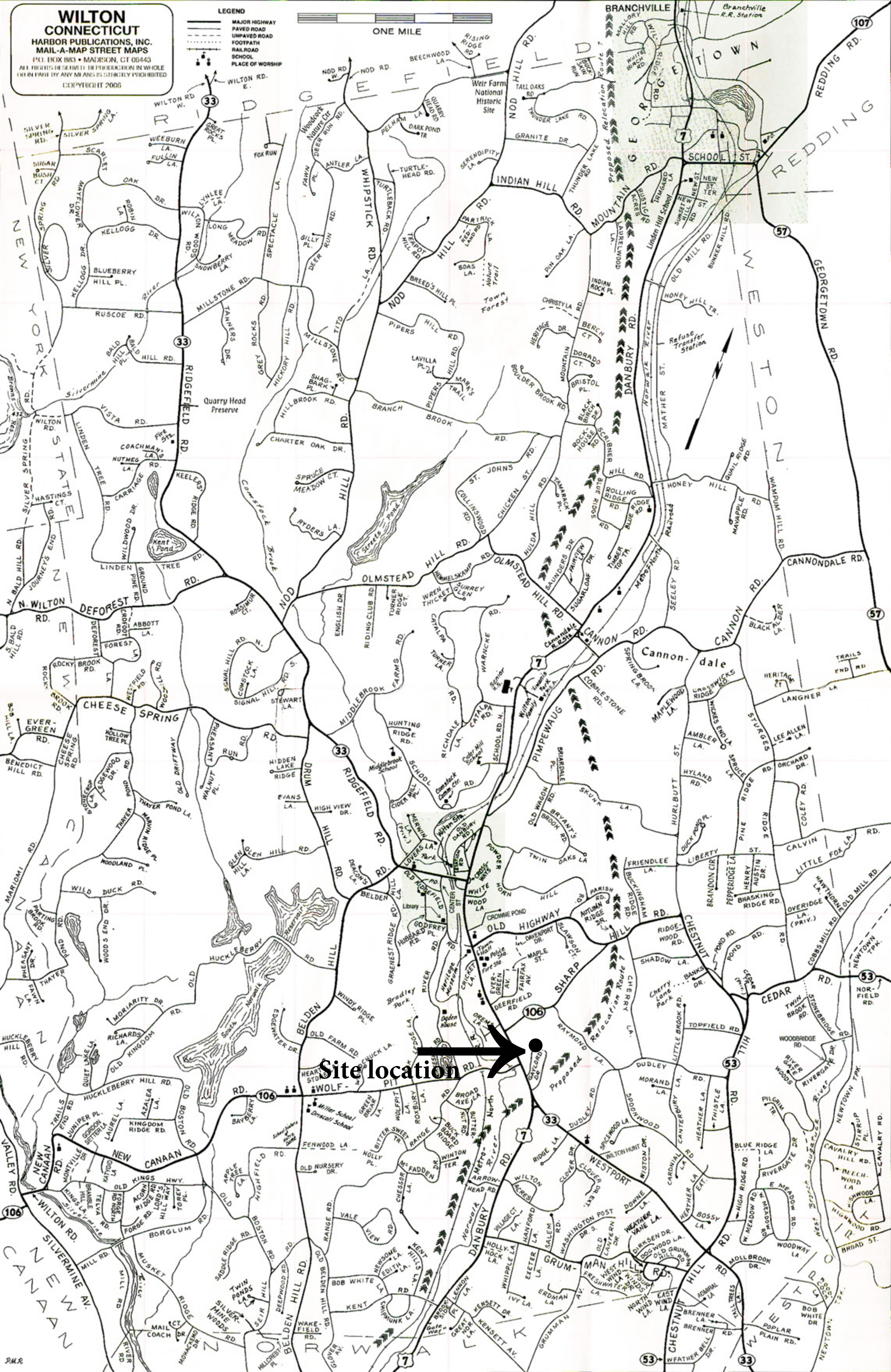
Site photos



WILTON CONNECTICUT
HARBOR PUBLICATIONS, INC.
MAIL-A-MAP STREET MAPS
P.O. BOX 883 • MADISON, CT 06443
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LEGEND
MAJOR HIGHWAY
PAVED ROAD
UNPAVED ROAD
FOOTPATH
RAILROAD
SCHOOL
PLACE OF WORSHIP

ONE MILE

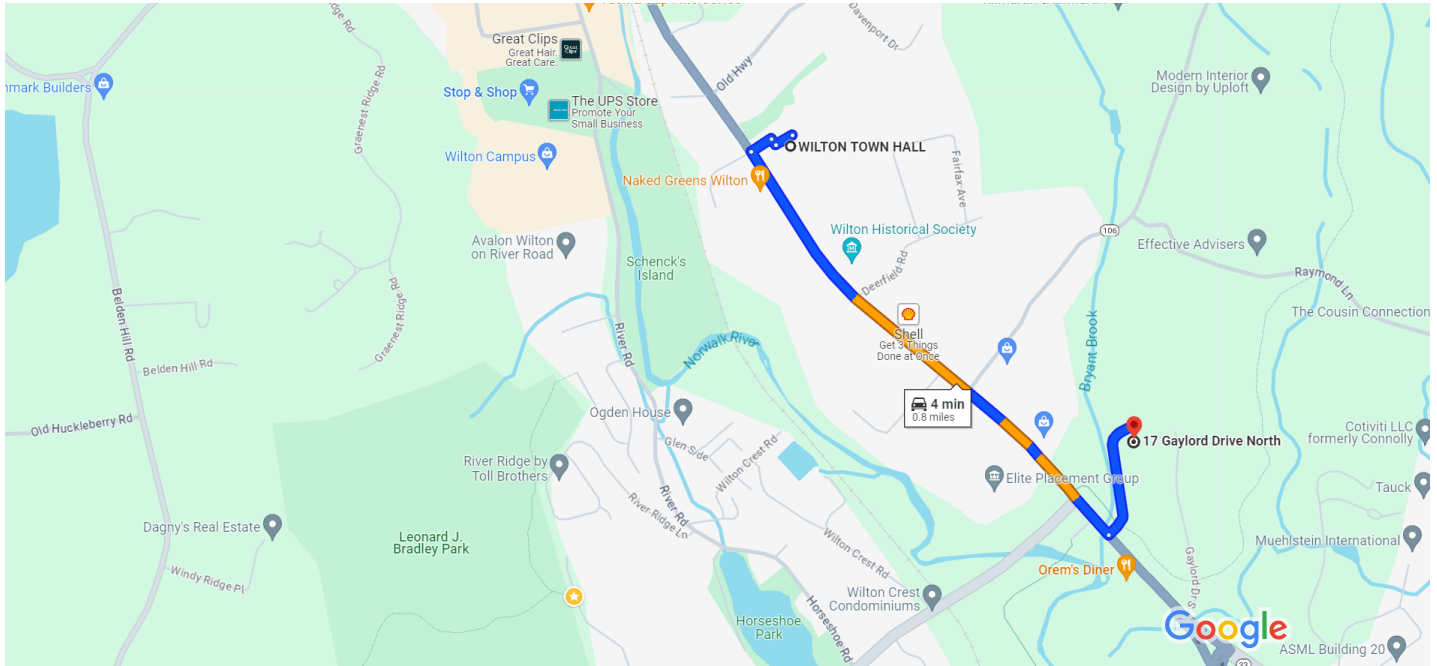


Site location





WILTON TOWN HALL, 238 Danbury Rd, Wilton, CT 06897 Drive 0.8 mile, 4 min to 17 Gaylord Dr N, Wilton, CT 06897



Map data ©2023 500 ft

WILTON TOWN HALL

238 Danbury Rd, Wilton, CT 06897

- ↑ 1. Head southwest toward Cricket Ln
121 ft
- ↘ 2. Turn right toward Cricket Ln
46 ft
- ↙ 3. Turn left onto Cricket Ln
151 ft
- ↙ 4. Turn left at the 1st cross street onto US-7 S/Danbury Rd
0.6 mi
- ↙ 5. Turn left onto Gaylord Dr N
Destination will be on the right
0.1 mi

17 Gaylord Dr N
Wilton, CT 06897

00128007

Please Record & Return To:

VOL: 2291 PG: 193

James Tsui, Esquire
39 New London Tpke, Suite 318
Glastonbury, CT 06033

WARRANTY DEED

TO ALL PEOPLE TO WHOM THESE PRESENTS SHALL COME, GREETING:

KNOW YE, THAT SCOTT BENDER and MICHELE BENDER, of Wilton, Connecticut (herein designated as the Grantors), for the consideration of **FOUR HUNDRED EIGHTY THOUSAND AND NO/100 (\$480,000.00) DOLLARS** received to the full satisfaction of the Grantors, from **DAWEI WANG and WEI FANG**, of Stamford, Connecticut (herein designated as the Grantees), do hereby give, grant, bargain, sell and confirm unto the said Grantees, and the survivor of them, and unto such survivor's heirs and assigns forever:

All that certain piece, parcel or tract of land, with the buildings and improvements thereon, situated in the Town of Wilton, County of Fairfield and State of Connecticut, more particularly described in the Schedule A attached hereto and made a part hereof.

To Have and to Hold the above granted and bargained premises hereby conveyed, with the appurtenances thereof, unto them the said Grantees and with the survivor of them, and with such survivor's heirs and assigns forever, to them and their own proper use and behoof.

And also, we, the said Grantors do for ourselves and our heirs, executors, administrators, and assigns, covenant with the said Grantees and with the survivor of them, and with such survivor's heirs and assigns, that at and until the ensealing of these presents we are well seized of the premises, as a good indefeasible estate in **FEE SIMPLE**; and we have good right to bargain and sell the same in manner and form as herein above written; and that the same is free from all encumbrances whatsoever, except as herein before stated.

And Furthermore, we, the said Grantors do by these presents bind ourselves and our heirs, and assigns forever to **WARRANT AND DEFEND** the above granted and bargained premises to them the said Grantees, and to the survivor of them and to such survivor's heirs and assigns, against all claims and demands whatsoever, except as hereinbefore mentioned.

Conveyance Tax Received
TOWN \$ 1200.00 STATE \$ 3600.00

Bettye Joan Rasognetti
Town Clerk of Wilton

00128007

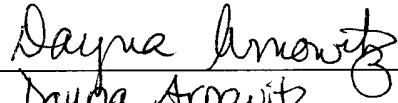
VOL: 2291 PG: 194

IN WITNESS WHEREOF, We, the said Grantors have hereunto set our hands and seals, this 16th day of November, 2012.

Signed, Sealed and Delivered
In the presence of or Attested by


Seth J. Arnowitz



SCOTT BENDER


Dayna Arnowitz


MICHELE BENDER

STATE OF CONNECTICUT))
) ss: Wilton
COUNTY OF FAIRFIELD)

Personally appeared **SCOTT BENDER** and **MICHELE BENDER**, signers and sealers of the foregoing instrument, and acknowledged the same to be their free act and deed before me this 16th day of November, 2012.


Seth J. Arnowitz
Commissioner of the Superior Court

00128007

VOL: 2291 PG: 195

SCHEDULE A

ALL THAT CERTAIN tract or parcel of land, with the buildings thereon, situated in the Town of Wilton, County of Fairfield and State of Connecticut, shown and delineated as Lot 10 in Block B on that certain map entitled "Indian Rock at Wilton, Conn. Chas. A. Meyer, Owner & Developer. 1932" on file in the office of the Town Clerk of said Wilton as Map No. 240. Said Lot 10 in Block B is bounded northerly 135.69 feet by Gaylord Drive; easterly 95.5 feet by Lot 9 as shown on said map; southerly 180.53 feet by Lot 11 as shown on said map; and westerly and northwesterly 149.425 feet by Gaylord Drive. Reference to said map is hereby made and had for a more particular description and location of said premises.

Said premises are subject to Planning and zoning rules and regulations of the Town of Wilton; taxes of the Town of Wilton, hereafter due and payable; easement from Charles A. Meyer to Connecticut Light and Power Company dated August 6, 1932 and recorded in Book 44 at Page 403 of the Wilton Land Records; and restrictions contained in a deed from Charles A. Meyer to Carol Isabel Meyer dated July 31, 1947 and recorded in Book 55 at Page 280 of the Wilton Land Records.

Received For Record
Nov 26, 2012 AT 03:12P
ATTEST: Bettye J. Rasognetti
Wilton Town Clerk

TOWN OF WILTON, CT

Mon Nov 20 2023 09:59:41 GMT-0500 (Eastern Standard Time)

Parcel ID	Site Address	Owner Name	Mailing Address	Mailing City	Mailing State	Mailing Zip
43-38	RAYMOND LA	WILTON LAND CONSERVATION TRUST B	P O BOX 77	WILTON	CT	06897- 0000
56-8	3 WOLFPIT RD	CONNECTICUT STATE OF	2800 BERLIN TPKE	NEWINGTON	CT	06131- 0000
56-12	196 DANBURY RD	BUILDINGS AT 196 DANBURY RD LLC	196 DANBURY RD	WILTON	CT	06897- 0000
56-14	192 DANBURY RD	190 DANBURY RD ASSOCIATES LLC	190 DANBURY RD	WILTON	CT	06897- 0000
56-15	190 DANBURY RD	190 DANBURY RD ASSOCIATES LLC	190 DANBURY RD	WILTON	CT	06897- 0000
56-17	184 DANBURY RD	CONNECTICUT STATE OF	2800 BERLIN TPKE	NEWINGTON	CT	06131- 0000
56-18	182 DANBURY RD	CONNECTICUT STATE OF	2800 BERLIN TPKE	NEWINGTON	CT	06131- 0000
56-19	178 DANBURY RD	CONNECTICUT STATE OF	2800 BERLIN TPKE	NEWINGTON	CT	06131- 0000
56-21	14 GAYLORD DR	GOULD RICHARD	14 GAYLORD DR	WILTON	CT	06897- 0000
56-22	12 GAYLORD DR	PODOLYUK VIKTOR & OKSANA	12 GAYLORD DR	WILTON	CT	06897- 0000
56-23	10 GAYLORD DR	GEDNEY JOHN B & CAROLINE W	10 GAYLORD DR	WILTON	CT	06897- 0000
56-24	8 GAYLORD DR	LIEBERMAN RYAN	8 GAYLORD DR	WILTON	CT	06897- 0000
56-25	6 GAYLORD DR	SIMMONS SALLY A	6 GAYLORD DR	WILTON	CT	06897- 0000
56-26	GAYLORD DR	CONNECTICUT STATE OF	2800 BERLIN TPKE	NEWINGTON	CT	06131- 0000
56-27	4 GAYLORD DR	CONNECTICUT STATE OF	2800 BERLIN TPKE	NEWINGTON	CT	06131- 0000
56-30	GAYLORD DR	CONNECTICUT STATE OF	2800 BERLIN TPKE	NEWINGTON	CT	06131- 0000
56-31	5 GAYLORD DR	JOHNSON DAVID C	5 GAYLORD DR	WILTON	CT	06897- 0000
56-32	7 GAYLORD DR	WARNER DONALD C ETAL	7 GAYLORD DR	WILTON	CT	06897- 0000
56-33	9 GAYLORD DR	LOCHER JEFFREY H & TRACY A	9 GAYLORD DR	WILTON	CT	06897- 0000
56-34	11 GAYLORD DR	WELKER JANE	11 GAYLORD DR	WILTON	CT	06897- 0000
56-35	17 GAYLORD DR	WANG DAWEI &	17 GAYLORD DR	WILTON	CT	06897- 0000

56-36	19 GAYLORD DR	BERMUDEZ MARITZA	19 GAYLORD DR	WILTON	CT	06897 0029-0000
56-37	21 GAYLORD DR	SAPONARA GIUSEPPE	21 GAYLORD DR	WILTON	CT	06897- 0000
56-38	23 GAYLORD DR	MASTROPIETRO RICHARD	23 GAYLORD DR	WILTON	CT	06897- 0000
56-39	164 DANBURY RD	CONNECTICUT STATE OF	2800 BERLIN TPKE	NEWINGTON	CT	06131- 0000
56-40	GAYLORD DR	CONNECTICUT STATE OF	2800 BERLIN TPKE	NEWINGTON	CT	06131- 0000
56-50A	WESTPORT RD	CONNECTICUT STATE OF	2800 BERLIN TPKE	NEWINGTON	CT	06131- 0000
57-77	RAYMOND LA	WILTON TOWN OF	238 DANBURY RD	WILTON	CT	06897- 0000
57-78-1	SHARP HILL RD	SCHAEFER ERIC A & SUZANNE I	43 SHARP HILL RD	WILTON	CT	06897- 0000
71-27	4 WOLFPIT RD	CONNECTICUT STATE OF	2800 BERLIN TPKE	NEWINGTON	CT	06131- 0000
71-28	187 DANBURY RD	187 DANBURY TEI INV. LLC & ET AL	55 FIFTH AVE 15TH FLR	NEW YORK	NY	10003- 0000